

**REGULAR MEETING**  
**BELMONT REDEVELOPMENT AGENCY**

**TUESDAY, March 9, 2004**

**CALL TO ORDER 7:30 P.M.**

**ROLL CALL**

Directors Present: Feierbach, Bauer, Warden, Mathewson, Metropulos

Directors Absent: None

Staff Present: Executive Director Kersnar, Assistant Manager Rich, Agency Attorney Savaree, Community Development Director Ewing, Public Works Director Davis, Agency Secretary Cook.

**PLEDGE OF ALLEGIANCE**

Led by Agency Secretary Cook.

**ITEM APPROVED ON CONSENT CALENDAR**

Minutes of Regular Meeting of February 10, 2004.

**Action:** On a motion by Director Bauer, seconded by Director Mathewson, the Consent Agenda was unanimously approved by a show of hands.

**ADDITIONAL BUSINESS**

**Discussion and Direction on Project for Public Spaces Report, "The Peninsula Corridor Plan - Belmont Station Area"**

Community Development Director Ewing stated that this report had been prepared to help identify opportunities for development along the El Camino and Cal Train transit corridor based on the following four principles for a livable community: 1) turning transit centers into places, 2) pedestrian friendly streets, 3) adding housing to a lively downtown mix, and 4) access and linkages. He noted that the report uses these principles to provide a laundry list of suggested improvements along Belmont's transit corridor. He stated that this analysis would provide information for future studies.

In response to Council comments and questions, Community Development Director Ewing clarified that the report suggests the inclusion of housing, but does not specify the type of housing. He also clarified that a downtown needs activity to be successful, such as a library or post office. He noted that Belmont is uniquely disadvantaged because these services are scattered around town.

Councilmember Warden agreed with the need for pedestrian friendliness and linkages, and noted that other successful downtowns did not include a housing element. He commented that in cities such as Palo Alto, people walk several blocks to get to their destination. Community Development Director Ewing responded that this is desirable, because there are things to see along the way, and there are no gaps in activity.

Councilmember Bauer stated that pedestrian safety on Ralston and El Camino was important, and that Palo Alto and Burlingame were better communities for pedestrians. He noted that the train and grade separation is a barrier in Belmont.

Councilmember Mathewson stated that Belmont should work with other agencies to make improvements, and suggested posting the report on the City's web site to encourage public comments.

Councilmember Feierbach noted that Belmont has a reputation of unclear development procedures, and that the approval process takes too long. She also commented that existing businesses should improve their appearance as a way to welcome new businesses.

Community Development Director Ewing stated that the economic development strategy and Redevelopment Agency expenditures would be discussed in April, and this report could serve as a basis for that discussion.

Council concurred to post the report to the web site for review and comment.

**ADJOURNMENT** at this time, being 8:00 P.M.

Terri Cook

Agency Secretary

Meeting Tape Recorded and Video Taped

Tape No. 576